



iMUSKOKA
P R O P E R T I E S



INDIAN RIVER/ ROSSEAU SIDE

705-765-6565

BEN IMRIE*
ben@imuskoka.com

DAN IMRIE*
dan@imuskoka.com



LISTING INFORMATION

1) Vacant Land - Point and Middle Lot - 481501004 & 481501005

LT 4 PL & LT 5 (MEDORA)
T/W DM372563 & DM372562
TOWNSHIP OF MUSKOKA LAKES,
DISTRICT OF MUSKOKA.

1051 Island Park Road, Port
Carling, Ontario. POB 1J0

Indian River/Rosseau Side

Water Frontage: 362.00 Feet

Exposure: North West

Lot Dimensions: 362' x 1.095 Acres

2) Cottage and Middle Lot - Pin 481501006 & 481501005

T 4 - 7 PL 15 (MEDORA) S/T &
T/W DM372562, DM372563 &
DM372564 T/W OF MUSKOKA
LAKES, DISTRICT OF
MUSKOKA & PIN 4815011

1069, Unit #4, Island Park Road,
Port Carling, Ontario. POB 1J0

Indian River/Rosseau Side

Water Frontage: 348.00 Feet

Exposure: West

Lot Dimensions: 348' x 1.2 Acres

3) All four lots with cottage - Pin 481501006, 481501110, 481501004, 481501004

LT 4 - 7 PL 15 (MEDORA) S/T &
T/W DM372562, DM372563 &
DM372564 T/W OF MUSKOKA
LAKES, DISTRICT OF
MUSKOKA & PIN 4815011

1069, Unit #4 Island Park Road,
Port Carling, Ontario. POB 1J0

Indian River/Rosseau Side

Water Frontage: 608.00 Feet

Exposure: North West

Lot Dimensions: 608' x 2.3 Acres

2) Cottage - 481501006

T 6 - 7 PL 15 MEDORA S/T & T/W
DM372564; MUSKOKA LAKES,
DISTRICT OF MUSKOKA

1069, Unit #4, Island Park Road,
Port Carling, Ontario. POB 1J0

Indian River/Rosseau Side

Water Frontage: 226.00 Feet

Exposure: West

Lot Dimensions: 226 x 0.749 Acres

4) Back Lot - Pin 481501110

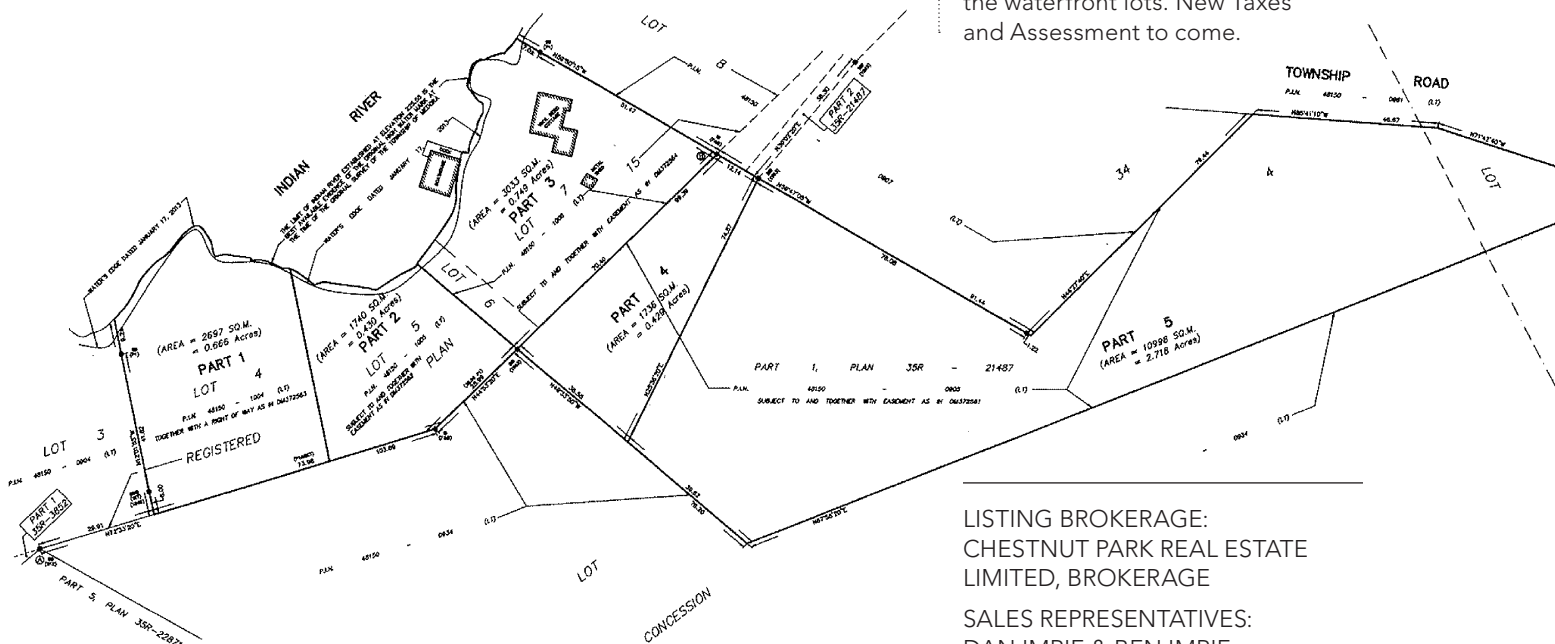
Pin 481501110 - New Legals to follow

1069 Island Park Road, Port
Carling, Ontario. POB 1J0

Exposure: West

Lot Dimensions: 226' x 0.429 Acres

*This parcel of land is only available
to Purchase with an adjoining
waterfront lot or after the sale of
the waterfront lots. New Taxes
and Assessment to come.



LISTING BROKERAGE:
CHESTNUT PARK REAL ESTATE
LIMITED, BROKERAGE
SALES REPRESENTATIVES:
DAN IMRIE & BEN IMRIE



INDIAN RIVER/ ROSSEAU SIDE

PRIVATE SETTING
GENTLE SHORELINE
THREE BEDROOM
COTTAGE
TWO-SLIP
BOATHOUSE

Beautiful point of land offering spectacular views and captivating sunsets. Level terrain with nature at its best. This is a very private setting yet, only 5 minutes to all the amenities that Port Carling has to offer for great convenience. There's mature trees and granite outcroppings, the entrance is lined with a beautiful rock wall. The gentle shoreline is mixed with both rock and sand with shallow and deep waters making this waterfront great for both small children and adults. This parcel of land is nestled in a calm and sheltered bay with the offering of all day sun. A cherished, 3-bedroom cottage is ready to enjoy! Open concept kitchen and dining room, a classic stone fireplace for those cold nights and delightful lakeside views. Accompanying this property is a 2-slip boathouse for all your water toys and a dock to enjoy. Enjoy today or make this your family compound.

705-765-6565



iMUSKOKA
PROPERTIES

705-765-6565

www.imuskoka.com



BEN IMRIE*
705-706-2099
ben@imuskoka.com

DAN IMRIE*
705-644-2475
dan@imuskoka.com

*Sales Representatives. The information contained on this listing form is from sources believed to be reliable. However, it may be incorrect. This information should not be relied upon by a buyer without personal verification.

Chestnut Park Real Estate Limited, Brokerage
705 765 6878

110 Medora Street, Box 444
Port Carling, ON P0B 1J0



EXCLUSIVE AFFILIATE OF
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